

BLUFFTON TOWN COUNCIL QUARTERLY WORKSHOP MINUTES
APRIL 19, 2016

Mayor Lisa Sulka called the meeting to order at 6:00 p.m. Council members present were Mayor Pro Tempore Larry Toomer, Fred Hamilton, Harry Lutz and Dan Wood. Staff members present were Town Manager Marc Orlando, Deputy Town Manager Scott Marshall, Assistant Town Manager/Executive Director of the Bluffton Public Development Corporation Shawn Leininger, Director of Growth Management Kendra Lelie, Police Chief Joey Reynolds, and Capital Improvements Program Manager John Hutchinson.

Goethe Road Sidewalk Project Update:

John Hutchinson, Capital Improvements Program Manager, gave an overview.

The addition of sidewalks along the Goethe and Shults Roads adds a necessary and safe connection from the neighborhood to the schools, parks Old Town and area pathways. The first phase of this 5-foot wide sidewalk runs along the west side of Goethe Road from the Bluffton Parkway south to Hilderbrand where it switches to the east side of Goethe and continues south to the intersection with Dr. Mellichamp Drive. The sidewalk also runs on the north side of Shults Road continuing to west to tie into the existing walk on 8th Street in Bluffton Park. The final sections are located on the east side of Shults south to May River Road, and the south side of Hilderbrand from Shults Road to Goethe Road. The estimated completion date is January 2017.

Several public meetings were held to allow the public an opportunity to provide their inputs and concerns. The final layout was presented at the January 26th public meeting held at the Rotary Community Center. Members of staff addressed the concerns of citizens present and followed up with several, meeting on-site with owners to address their specific issues.

The plans for Phase 1 of the sidewalk were approved by the SCDOT and we received our encroachment permit on 4/5/16. The appraisals were completed on April 8th and a Just Compensation Resolution will be presented during the Executive Session of the May 10th Town Council Meeting. Staff is currently in the process of finalizing a contract with a consultant to assist in acquiring the easements necessary for the project.

Staff is also planning for a second phase of this project which is expected to be partially funded by a Community Development Block Grant (CDBG). The CDBG could be as much as \$500,000. In order to qualify for the grant, the Town will complete a Neighborhood Plan for the Goethe/Shults area which will accompany our application for the grant this fall. The scope of work in this phase will include sidewalk on the opposite sides of the road completed in Phase 1, lighting and crosswalks.

The proposed project budget for Phase 1 is approximately \$425,000 including design & permitting and construction.

(Continued)

Goethe Road Sidewalk Project Update – Continued:

The following lists the next steps for the Neighborhood Plan and grant application for Phase 2:

- January 2016 – NRP Outline – Completed
- April – May 2016 – Preparation of NRP Needs Assessment and submission of neighborhood boundary map to LCOG – Town Staff
- May 2016 – Neighborhood meeting to discuss Needs Assessment
- June 2016 – Preparation of draft NRP and presentation to neighborhood
- July 2016 – Revise and finalize NRP as needed
- August 9, 2016 – Town Council Consideration of NRP
- August 12, 2016 – Submission of Letter of Intent for CDBG Grant
- September 12, 2016 – Submission of CDBG Grant Application for Neighborhood Revitalization - LCOG

Town Council was in consensus to have lighting plans and options for future updates.

Bluffton Historic District Road Ownership Assessment:

Kendra Lelie, Director of Growth Management, gave an overview.

As a result of the adopted FY 16 Strategic Plan, the ownership assessment of the Historic District streets was deemed to be a high priority, and as such Staff has completed extensive research and analysis of the current ownership status of the streets within the Historic District.

The assessment includes the review of various criteria and the identification of several types of street ownership within the Historic District including:

- Town Owned Streets
- County Owned Streets
- SCDOT Owned Streets
- Unknown Ownership Streets: Streets that have an identified right-of-way width but the road is not claimed by an entity.
- Privately Owned Streets
- Lost Streets: Streets that do not have an identified right-of-way but were on the 1913 Street Survey for the Town of Bluffton.

Bluffton Historic District Road Ownership Assessment – Continued:

The Unknown Ownership Streets were analyzed using prioritization criteria that focused on community benefits of the streets including the number of residential properties the street services currently and the potential for additional growth on the street, connectivity to the existing street network, connectivity to commercial and institutional uses, connectivity to scenic and water resources and the overall condition of the existing street.

While there are opportunities associated with claiming Unknown Ownership Streets and SCDOT Owned Streets including increased control of the maintenance and design of the street, there exist challenges related to claiming streets including operation and maintenance costs, liability responsibilities and legal costs.

Staff was also able to gather some information relating to the procedure for claiming the Unknown Ownership Streets and the SCDOT Owned Streets.

The assessment of Historic District Streets ownership is complete as envisioned by the FY 16 Strategic Plan. Staff is awaiting direction from Town Council regarding the next requested steps.

Public Comments:

Cal Sharp, Verdier Cove, recommended going to neighborhoods to see if they would take ownership of lost roads to be able to improve their property.

Paige Camp, 41 Calhoun Street, stated that the lost roads could be potentially used for additional parking spaces solutions.

Council was in consensus to move forward with the following suggestions:

- **State Roads:**
 - **Needs ranking**
 - **Possibility take ownership**
- **Lost Roads:**
 - **Have greater concerns on losing the Lost Roads**
 - **To become some type of street ownership**
 - **Quit claim deed and sell to adjoining property owners for their use**
- **Town Manager to have stronger recommendations on case by case.**
- **Further investigation into legal aspects is required.**

Workshop adjourned at 7:02 p.m.

Mayor

Town Clerk